

# IN THE JUSTICE COURT

PRECINCT, MARICOPA COUNTY, STATE OF ARIZONA

**REQUEST FOR REASONABLE ACCOMMODATION FOR PERSONS WITH DISABILITIES MUST BE MADE AT LEAST 3 WORKING DAYS BEFORE SCHEDULED COURT PROCEEDING.**

**CASE NUMBER:** \_\_\_\_\_

**PLAINTIFF:** \_\_\_\_\_

**Street:** \_\_\_\_\_

**City/State/Zip:** \_\_\_\_\_

**Phone:** \_\_\_\_\_

**ATTORNEY:** \_\_\_\_\_

**Street:** \_\_\_\_\_

**City/State/Zip:** \_\_\_\_\_

**Phone:** \_\_\_\_\_

**DEFENDANT:** \_\_\_\_\_

**Street:** \_\_\_\_\_

**City/State/Zip:** \_\_\_\_\_

**Phone:** \_\_\_\_\_ **Social Security Number:** \_\_\_\_\_

**ATTORNEY:** \_\_\_\_\_

**Street:** \_\_\_\_\_

**City/State/Zip:** \_\_\_\_\_

**Phone:** \_\_\_\_\_

## RESIDENTIAL SUMMONS AND COMPLAINT FORCIBLE / SPECIAL DETAINER

### SUMMONS

STATE OF ARIZONA TO ABOVE NAMED DEFENDANT(S):

**You** are summoned to appear and defend this action in the Court named above:

**Trial date:** \_\_\_\_\_

**Time:** \_\_\_\_\_

**Courtroom number (if applies):** \_\_\_\_\_

**NOTICE TO DEFENDANT(S):** You must appear at the date and time stated above and answer the allegations of the complaint. If you fail to appear, a judgment may be entered against you as requested in the complaint, including eviction from the premises,

**DATE:** \_\_\_\_\_

**JUDGE:** \_\_\_\_\_

### COMPLAINT

Plaintiff(s) in this action alleges the following:

1. This court has jurisdiction over this action. 2. Plaintiff(s) is lawfully entitled to immediate possession which defendant(s) wrongfully withholds from plaintiff: \_\_\_\_\_

(address)

3 On \_\_\_\_\_, defendant(s) was served written notice to vacate premises. ☐ Personal ☐ Certified Mail

4. Rent per \_\_\_\_\_ is \$ \_\_\_\_\_ and rent is due and unpaid since \_\_\_\_\_ for a total of \$ \_\_\_\_\_ plus late fees, per written rental agreement. Court costs, attorney's fees, damages if proven at trial, and a Writ of Restitution to issue.

5. That defendant has failed to comply as follows: ☐ committed repeated violations within the last 6 months; ☐ violated rental agreement; ☐ committed serious health or safety violations; ☐ threatened or committed serious harm to person or property as stated below, for which termination notice is given:

WHEREFORE, Plaintiff(s) request(s) Judgment against Defendant(s) for immediate possession of premises, rent due, late fees, damages, court costs, attorney's fees, and that a Writ of Restitution be issued.

I attest to the accuracy of the facts stated above based upon personal knowledge.

Plaintiff \_\_\_\_\_

Notary/Clerk \_\_\_\_\_

SUBSCRIBED AND SWORN before me this date: \_\_\_\_\_ Commission expires: \_\_\_\_\_